

104, 9740 82 Avenue
Grande Prairie, Alberta

MLS # A2190189



\$94,900

Heating: Baseboard

Floors: Carpet, Laminate

Roof: -

Basement: -

Exterior: Concrete

Foundation: -

Features: See Remarks

Inclusions: fridge, stove, washer , dryer

Division: Patterson Place

Type: Residential/Low Rise (2-4 stories)

Style: Apartment

Size: 980 sq.ft. **Age:** 1979 (46 yrs old)

Beds: 3 **Baths:** 1

Garage: Assigned, Stall

Lot Size: -

Lot Feat: -

Water: -

Sewer: -

Condo Fee: \$ 627

LLD: -

Zoning: RM

Utilities: -

Great Investment Opportunity in Kensington Place. Are you in search of a promising investment opportunity or an affordable place to call home? Look no further! This tenant-occupied unit in Kensington Place is a gem, offering: 3 Bedrooms and 1 Bathroom Located on the upper level, with a convenient walk-through from the master bedroom to the bathroom. A spacious Main Floor that features an open living and dining area, along with a kitchen with all new kitchen cupboards and countertops that were installed 2024. The basement is currently undeveloped, providing ample storage space. This unit currently has very reliable Long-term tenants currently paying \$1,325 per month. This property is perfect for those looking to invest in a stable rental income or an affordable place to call home. Don't miss out on this opportunity!